

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

22/132 Somerville Road Hampton Park VIC 3976

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$380,000

&

\$418,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$409,000

Property type

Unit

Suburb

Hampton Park

Period-from

01 Sep 2019

to

31 Aug 2020

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale:

Address of comparable property

Price

Date of sale

3/4-6 Camdale Close Hampton Park VIC 3976	\$380,000	14-Jul-20

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.

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3/4-6 Camdale Close Hampton Park Sold Price
VIC 3976

^{RS} **\$380,000** Sold Date **14-Jul-20**

2 1 1

Distance **1.72km**

RS = Recent sale

UN = Undisclosed Sale

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